

Evidence for Crown land applications

February 2019

Check	Evidence Number	Evidence required
Ownership	1	Copy of title (if any) from Lands Titles Office covering your adjoining freehold title.
Environmental Impact Statements	2	An Environmental Assessment detailing the potential environmental impacts of the proposal and proposed harm mitigation strategies to be applied during use and/ or construction. Depending on the size and type of proposal this may include: <ul style="list-style-type: none"> • detailed bathymetry maps • proposed dredging or reclamation amounts and methods • underwater video transects • waste management proposals • construction methods and materials • methods to manage weeds and pests • methods for sediment run-off or dispersal • an assessment of contamination issues • a hydrodynamic study • a geomorphology study • an acid sulphate soils report • a heritage report
	3	Description about how you have dealt with each of the issues covered under <i>Best Practice Design for Marine Structure</i> – see page 3.
	4	Detailed plans showing the design, orientation and layout of the marine structure including dimensions and construction materials and methods that will be used to minimize environmental harm.
	5	Plans showing the exact location of the Crown land required.
Plans showing location of Crown land and structures	6	An explanation about whether public access, or the public use of the area will be affected – either positively or negatively, by your use of the Crown land and any structures on the land.
	7	A map of the area showing which is your marine structure (marked with an X).



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Compliance with local government planning scheme	8	Details about how the application complies with the relevant Local Government Planning Scheme, whether a Development Application (DA) is required (and if so, the DA for signature as the land owner), or whether any planning issues, such as zoning, impact on scenic values.
Parties are covered for negligence	9	\$20 million public liability coverage for commercial use. \$5 million public liability coverage for domestic use
Deceased Estates	10	A copy of the Will, Probate, Letters of Administration or Certificate of Election which shows the beneficiaries entitled to the Crown land.
Crown land and structure	11	Colour photos showing several different views of the Crown land, including any structures ie boatsheds, jetties, fences, sheds, houses, roads. Ensure that there are sufficient close up photos showing the condition of the land (and any rehabilitation) and the built condition of structures. (See page 4).

CONTACT DETAILS

Property Services Message Service (03) 6169 9015
(leave a message and calls will be returned within two business days)

Email: PropertyServices@parks.tas.gov.au
Fax: (03) 6173 0226



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EVIDENCE 3 - BEST PRACTICE DESIGN FOR MARINE STRUCTURES

The development of marine infrastructure must be carefully managed to minimise the impact to the surrounding environment. This is a list of things to consider:

- Mechanisms that avoid the release of pollutants into the water, such as in-built structural pollution controls and designated control areas where refuelling, cleaning, fibre-glassing and abrasive blasting/painting can occur.
- Provide facilities for the collection of all waste, including internal wastewater, external waste such as black, grey and bilge water from vessels, as well as typical garbage.
- Develop mitigation and management plans that ensure adequate control measures for all pollutants likely to be generated through construction activities.
- Establish curved corners rather than square corners which will help eliminate stagnant waters within the vessel support facility.
- Where shorelines require artificial stabilisation, use rip-rap revetment in place of vertical bulkheads.
- Use native plant species to stabilise shorelines and protect areas from erosion.
- Select mooring designs that minimise scouring of the riverbed or seabed.
- Minimise construction of in-water and overwater structures.
- Use environmentally sensitive designs for inwater and overwater structures. Use designs which maximise penetration of sunlight into the water column and water flow.
- Use floating over-water and in-water structures (ie pontoons) as opposed to structures using excessive pylon driving/spinning.
- Avoid using timbers treated with copper chrome arsenate, creosote or pentachlorophenol.
- Use materials such as recycled plastics, aluminium, steel, concrete and fibreglass, or naturally marine resistant renewable timbers like turpentine timber (*Syncarpia glomulifera*).
- Develop and implement sustainable strategies targeted at minimising the risk of the introduction and spread of introduced marine species.
- Develop an onsite hydrocarbon spill management plan and provide the necessary resources to mitigate any spills that may occur.
- Develop a regular maintenance and cleaning schedule which promotes sustainable cleaning of sub-surface structures, and minimise the accumulation of excessive quantities of biofouling.

See also:

Environmental Guidelines for Boat Repair and Maintenance
Tasmanian Coastal Works Manual
available from www.environment.tas.gov.au

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EVIDENCE II - PHOTOS

Photos tell a story about the Crown land and any built structures.. It allows Property Services to easily determine what you want to do and whether an inspection of the property is needed before your application proceeds. Clear photos assist with the assessment process. The key points for providing photos are:

- Label photos clearly (ie view looking north, south, east, west or inside view).
- Make sure photos of close up shots are clear and you can see the detail.
- Where there are multiple structures on a photo, clearly indicate with an X, which ones are located on the Crown land relating to your application. This is particularly important for marine structures.
- Where there is nothing to identify the Crown land, mark the specific area that you are applying for with an X.
- For Marine Structures, include inside photos of boatsheds and a wide view which identifies your boat shed or structure amongst many others. Include a photo of the registration plate.

Tips – Keep date and time stamped photos of the property. Record regular property maintenance.

Photos can be sent via email or printed on A4 sheets and attached to an application. The preferred format is JPEG or PDF.

Samples of other marine structures

Samples of other roads and built structures

Ref. No.: ____ Wide View of structure



Ref. No.: ____ View North



Ref. No.: ____ View South



Ref. No.: ____ View East



Ref. No.: ____ View West



Ref. No.: ____ View Inside



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